

## **Brownfield Redevelopment**

A Brownfield is any former industrial or commercial property where redevelopment is complicated by either real or perceived contamination.

Examples are former:

- factories,
- gasoline stations,
- dry cleaners,
- storage facilities, or
- businesses where chemicals or solvents were used or stored, warehouses,
- abandoned parking lots,
- hangars,
- abandoned railroad switching yards,
- storage areas,
- air strips,
- bus facilities,
- landfills

A Brownfield that remains idle is not benign. If there is real contamination resulting from prior use, then failure to clean up the site poses a present threat to the quality of our water supply, air, and surrounding soil. If left idle, a Brownfield can blight an entire neighborhood and put it into decline.

### *Case example*

- In Glen Cove, New York, 146 acres of underutilized, often contaminated properties along the city's waterfront are being remediated and redevelopment with the help of the EPA. Attracting new business to the restored sites is expected to create 1,700 full-time jobs and more than \$200 million in annual sales. (For more information, go to <http://www.epa.gov/brownfields>).
- In New Jersey, comprehensive Brownfield's legislation has fostered the redevelopment of numerous contaminated properties. Among New Jersey's completed projects are a former railroad yard that was redeveloped into an entertainment complex, a brick factory redeveloped into residential housing, and a blueprint production plant that has become a restaurant. (For more information, go to <http://www.statenj.us/dep/brownfields.examples.html>)